



ss Berry



## I'll be Home for Christmas

The refined elegance of country Berry lifestyle, and the luxury of modern architecture, combine to create a perfect symphony in this spectacular home.

A triumph in design, the property has been built to exceptionally high standards, with all the quality inclusions you could possibly desire. Immense open plan living areas radiate grandeur; with 10ft ceilings throughout, perfectly complimented by select grade Spotted Gum timber floors, a cozy fireplace and ducted airconditioning. The impeccable interior is charming and sophisticated Hamptons style finish with a modern colour pallet. Each room draws the sunlight and beauty of nature indoors, with large walls of windows and doors, which embrace the picturesque landscaped country gardens.

Afternoon soirees are a must, entertaining guests in the large sunlight indoor/outdoor areas, whilst you prepare a culinary feast in a kitchen fit for a master chef. A deluxe marble finish Porcelain bench top, Granite double sink, integrated fridge, integrated dishwasher, induction five burner electric cook top and butlers pantry, will inspire your inner chef and impress your guests.

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Price	SOLD
Property Type	Residential
Property ID	185
Land Area	905 m2
Floor Area	297.28 m2

### Agent Details

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In the evening, the family will enjoy relaxing in any one of the five grand bedrooms, all with double size built-ins and ceiling fans; three of the bedrooms feature French doors which open to the patio, overlooking well designed landscaped gardens.

Wondering how the home will accommodate that moody teen or the parents-in-law? Not a problem! The large size of the block also accommodates a Granny flat for your loved ones or guests who would benefit from a separate living space. The flat features a bedroom, study, bathroom/laundry, open plan kitchen/lounge/dining and split system air con, with the added bonus of privacy from established hedges and private external access with alfresco entertaining area.

Located in the heart of the Berry township, the property is an easy and scenic 15 minute stroll from the cosmopolitan attractions, award winning restaurants, quirky cafes, Farmer's Markets and some of the best shopping the South Coast has to offer.

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